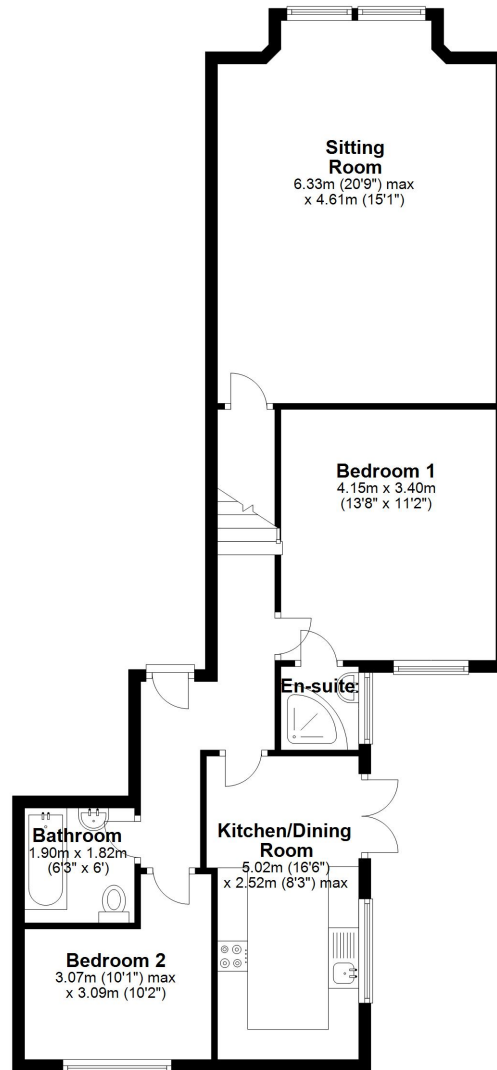Selling the FACTS not the FLOWER
- Two Bedroom Ground Floor Flat
- Recently Refurbished Throughout
- Private Courtyard with Wooden Paneling
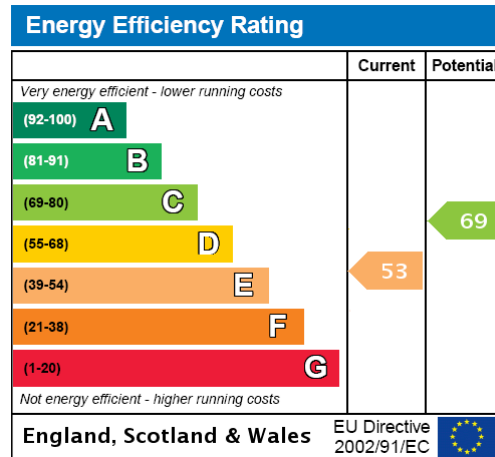- Master Bedroom with En-Suite
- Private Parking

LOG!C ①

Ground Floor

Sitting Room
6.33m (20'9") max
x 4.61m (15'1")

Bedroom 1
4.15m x 3.40m
(13'8" x 11'2")

En-suite

Bathroom
1.90m x 1.82m
(6'3" x 6')

Kitchen/Dining Room
5.02m (16'6")
x 2.52m (8'3") max

Bedroom 2
3.07m (10'1") max
x 3.09m (10'2")

LOG!C ①

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		69
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England, Scotland & Wales — EU Directive 2002/91/EC

Selling the FACTS not the FLOWER

For all room sizes/dimensions please see the floor Plans

Title number- MS533005

Tenure-Leasehold

Local Authority- Sefton Council

Council tax- Band C

Annual price-£1,815.55

Conservation Area- No

Flood Risk- Very low

Floor Area-936.46 ft 2 / 87 m 2

Plot Size-0.05 Acres

Mobile Coverage
EE- Good
Vodafone-Great
O2-Great

Basic-16 Mbps
Superfast-67 Mbps
Ultrafast-1000 Mbps

Satellite / Fibre TV Availability
BT - Great
Sky - Great
Virgin-Great

(Data source from sprift)

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